

**Charles B. Aycock Neighborhood Association**  
*Board of Directors Meeting Minutes*  
*for*  
*January 22, 2006*

**Present:** Betsey Baun, Maliq Culbreath, (alternate), Mebane Ham, Tracy Lamothe, Miki Moore, Mindy McReynolds, Jacynthia Mitchell, Steve Ruzicka, and Dave Wharton.  
**Absent:** Ritch Chapman and John Mandrano.  
**Guests:** Robert, Amanda, and Liam Charest; Jennifer and Ray Burton.

**Meeting called to order at 7:07 pm by Board President, Betsey Baun.**

**I. MINUTES**

Minutes from September, October, and November were distributed to board members. They were asked to send corrections to the Secretary, and specifically to review the section on the Summit Avenue Corridor Study (from the November minutes) for corrections/additional input. The minutes were not formally approved at this meeting. They will become official within one week.

**II. COMMUNITY RESOURCE OFFICER'S REPORT**

**Officer Greg Gardner**

- Charest Incident - Greg reported and the Charests filled in details of the stranger who came to their home who was ultimately caught due to timely reporting to the ListServ, then a neighbor's 911 call to police the following day.
- Neighborhood Watch Signs – Greg surveyed the neighborhood. We have 14 signs whereas most neighborhoods have only two. He felt it was not necessary to redistribute the signs since there are so many.
- Chestnut Street, General Concerns – Jacynthia asked for Greg's feedback about drugs and prostitution she felt were in evidence on Chestnut. Greg responded that it is very difficult to respond to general concerns, but that he could address specifics.
- 701 Chestnut St. - The Charests reported that this house is vacant and that the owner is not interested in improving that property. Painters started working on it twice, but painting was never completed. Greg reported that it is probably up to code. The Charests fear that once it is rented again, there will be a spike in criminal activity like there was last summer. They wanted to know what other action could be taken. Dave Wharton explained that if a property is vacant for a year, it must revert to its underlying zoning, presumably in this case, RS-7. Greg said he would contact the local ordinance enforcement officer tomorrow to check on that house. Betsey will compose a letter to the property owner expressing the Board's concerns.
- Noise, Abuse, Gunshots – The Charests also asked how they should handle these other criminal activities they have witnessed emanating from the properties on either side of 701 Chestnut. Greg explained that there is not much the police can do regarding noise from cars, but noise from houses is easier to handle. However, a citizen must be willing to file a complaint and come to court. Jacynthia suggested that a letter from the Board listing the criminal offenses be sent to all units of an offending property, stating that both the police and landlord have been notified. Greg suggested we not offend the innocent, and contact the landlord instead. Dave suggested a tactic he has tried in the past where he contacted the property owner at the time the offense was committed (in his case, the 4:00 a.m. partying college student children of the homeowner). The Guilford County Tax Dept. has a list of property owners. Betsey suggested the Charests start a grass-roots effort to include their neighbors in pursuit of a safer neighborhood. Greg offered to pull a 90-day call list for Chestnut Street so we can review police activity there.
- P2C – Greg suggested we all take a look at the new P2C (Police to Citizen) site at [p2c.greensboro-nc.gov](http://p2c.greensboro-nc.gov). There are functions such as 'Event Search' which provides all the arrests, accident reports, and other events for a specific time period; a 'Report A Crime' section where crimes such as larceny, vandalism, and burglary may be reported; a 'Daily Bulletin' reports crime for the day; and a list of recommend links (Police Web Page, N.C. Sex Offender Registry, and N.C. Department of Corrections).
- Park Ave. – Due to recent activity, Mindy asked Greg to also pull a 90-day report for the 500 block of Park.

### III. OFFICERS' REPORTS

#### President's Report – Betsey Baun

- Summit Avenue Corridor Study – Betsey reported that the next presentation by HadenStanziale will be at the Winter Potluck on February 26<sup>th</sup>. The forum will be slightly different. There will be various 'stations' set up, such as 'Zoning,' where individuals' questions and concerns can be handled one-on-one.
- War Memorial Stadium - Dave reported that committee members have been impressed with the Winston-Salem architectural firm of Walter, Robbs, Callahan and Pierce. The firm reviewed land use around WMS and the Farmer's Market. They concluded that because the site is bounded by our neighborhood and A&T, and is surrounded by City-owned land, the 22 acres involved would make a great city park. All stakeholders (A&T, Greensboro College, Aycock Neighborhood, Sports Commission, City Staff) favorably received that suggestion. Assistant City Manager, Bob Morgan, said financing must be with future bonds. There are National Register restrictions regarding usage, seating capacity, and the 'J' shape of the stadium, and those issues are still being resolved:
  - There are six possible stadium configurations, all reducing the number of seats to between 1500-3500. A range of 2000-2500 seats currently looks best, and provides for other amenities and lots of good public space.
  - The primary use must remain baseball, and it must continue to be a War Memorial. Presently 200 college baseball games are played there each year. Concerts are acceptable providing they are for a limited time (neighborhood concern) and do not take place on the field (Park and Recs concern).

Dave reported that Walter, Robbs, Callahan and Pierce is working closely with HadenStanziale to include the 'plaza' concept (first put forth in our 2002 charrette), parking, and stadium entrances.

- Max Thompson – Betsey passed around the plaque that reads **BETSEY PLEASE INSERT – I FORGOT TO WRITE DOWN EXACTLY WHAT IS ON THE PLAQUE.** Dale Wyrick has determined the plaque cannot be mounted on the bridge itself, so Mebane will report back on natural rock monument possibilities for the Church St. side. The Mayor's Office wants to have a ceremony when the plaque is revealed, which Betsey, Mebane, and Jacynthia will organize for May. There are funds available from donations made in Max's memory. Mindy reported that she researched the boxes of files that Max left. While many deal with neighborhood issues, others pertain to City projects, committees, and commissions. She will create a Key to the files for our reference, and except for the old newsletters and minutes, will give them to the Main Library where they can be held in the neighborhood's archives. The large plywood mounted old photo of Dunleath will reside at Jacynthia's new house.
- Lampposts – The neighborhood was provided with a map of lamppost locations, and Dave has indicated which have problems and what they are. Requests were made for new lampposts at Park and Charter, and where one appears to be missing on Chestnut. Robert Charest volunteered to scan and copy the map.
- Committee Help - Betsey was concerned that the Beautification and Community Watch committees might need some shoring up. Amanda Charest volunteered to assist John Mandrano, and Jacynthia volunteered to talk to Brad DeHart about helping Ritch Chapman.

#### Vice-President's Report – Tracy Lamothe

- Luminary Event – Mebane reported that Dec. 10<sup>th</sup> was a good, fun evening with hayrides, hot chocolate, and TV coverage. The goals of placing all possible luminaries and creating press awareness were met.
- Winter Potluck – Tracy said she and Carol Phillips are organizing the event at Aycock Middle School on February 26<sup>th</sup> at 5:00 p.m.

#### Treasurer's Report – Jacynthia Mitchell

- Financial Report – We have \$5,779.42 in our checking account.
  - The newsletter cost \$223.00 but was offset somewhat by \$100 in advertising receipts. She suggested we find enough advertisers to eliminate printing costs altogether, and several volunteered to purchase ads.
  - Luminary receipts were \$1078.68, and the event netted \$539.70.

- 711 Park Avenue – Greg Lake was the only person to bid on the house, and he will be closing on it shortly. The neighborhood will receive its first \$2000 check from the City this week, and the final \$1000 will be disbursed at closing. Jacynthia will get together with Dave Hoggard to transfer the Wachovia Revolving Fund account to SunTrust where it will not be diminished by fees, and add the 711 Park Avenue sales commission to that fund.

#### IV. COMMITTEE REPORTS

##### **Beautification – Ritch Chapman (absent)**

- Sternberger Park Playground Equipment – Jacynthia contacted the City and discovered new park equipment requested five years ago is due to be installed during 2006. She will determine whether the neighborhood has input regarding what is to be installed. Tracy recalled that if we want to expand, improve, or change what equipment is scheduled for installation, we would have to pay for it.

##### **Code/Zoning Enforcement – Dave Wharton**

- 111 Cypress – Mebane has contacted the city twice regarding the Pixley property, with no response.

##### **Community Watch – John Mandrano (absent)**

No report.

##### **Design Review Committee and Historic Preservation Commission – Mindy McReynolds**

- 515 Summit Parking Garage – Dave explained that the structure was torn down despite the one-year moratorium enacted by the HPC because a City department determined it ‘unsafe.’

##### **Newsletter/Website – Dave Wharton**

- Spring 2006 newsletter – should be distributed before the Winter Potluck. Mindy and Maliq volunteered to write articles.

##### **Neighborhood Congress (www.gnc-nc.org) – Dave Wharton**

- (Meeting notes were distributed on-line Jan. 15<sup>th</sup>; a copy is attached to these minutes.)

##### **Public Relations – Jacynthia Mitchell**

- PR Planning - Jacynthia reported that she would be contacting all committee heads to find out what they are planning, so that she may determine local and even national news coverage.
- Neighborhood Branding – During the process of selling her home, Tracy reported that several prospective buyers said they just didn’t feel safe in the neighborhood, and she wanted to know how we could make the neighborhood appear less scary. Many realtors don’t know how wonderful this neighborhood is, and have misconceptions about crime here. Ray Burton suggested we make a presentation to the GSO Regional realtors Association, perhaps at one of their monthly luncheons, and that there are 2000 realtors here.

#### V. NEW BUSINESS

- Christmas Ball Lights – Betsey reported that next year the residents on Percy who put up ball lights have been buying up all available after-Christmas lights. They want to have a ball-making party then a ball-launching party on Thanksgiving weekend with hopes the ball lights will infiltrate the neighborhood.
- Vacant Lot at Summit & Charter – Tracy reported that John Mandrano is trying to secure that lot, and relocate either the Arbor House (605 W. Market St.), or the one owned by First Presbyterian Church (620 N. Elm Street) to that location.

**Next Board Meeting:** February 19, 2006 at 7:00 p.m. in the Community Room at St. Leo’s Place.

**Meeting Adjourned:** 8:40 p.m.

**Review of January Greensboro Neighborhood Congress (GNC) meeting submitted by Dave Wharton on 1-16-2005.**

**Greensboro Beautiful Grant Applications Due Feb 1, 2006**

Greensboro Neighborhood Congress (GNC) participants are reminded that neighborhoods may apply for grants of \$250 to \$500 to \$1,000 from Greensboro Beautiful "for beautification and ecology efforts on city property within our community". Application forms are available at <http://www.greensborobeautiful.org/neighborhood.htm>. If you have an idea for a cooperative beautification project on City property in the Fisher Park neighborhood (streetscaping or in the park), please share your idea here or with our neighborhood Board now, so an application can be approved and completed by the application deadline February 1, 2006. Projects exhibiting cooperative planning efforts tend to be viewed more favorably. (Examples: Church/neighborhood; Residents/businesses; Multi-neighborhood projects, etc.)

**Meet Our City Councilperson Monday, January 30, 2006**

Everyone is invited to a forum with our new District 2 City Councilperson Goldie Wells Monday, January 30, 7-9 p.m. at the Greensboro Historical Museum, 130 Summit Avenue. At Large City Councilpersons were invited to this forum, too, to focus on City Council District 2 issues. The convenient location provides an exceptional opportunity for Fisher Park residents to discuss issues with our City Councilperson, Ms. Wells, and learn more about her priorities. Hope to see you there!

**Greensboro Housing Summit Tuesday, January 31, 2006**

Everyone is invited to a 3 hour Housing Summit ("advocating for decent housing for low and moderate income people and those with special needs") Tuesday, January 31, 10:00 a.m.-1:00p.m. at First Presbyterian Church, 617 N. Elm Street. \$10. Registration required by Jan. 25. Call 691-9521 to inquire or register. (Ironic that host First Pres. wishes to remove a large Fisher Park house at 620 N. Elm St. to gain a few more parking spaces. I'm told that another neighborhood church uses similar neighborhood residential properties as temporary housing for those in need.)

**Upcoming Greensboro Neighborhood Congress (GNC) Meeting on Zoning**

The February 9, 7-9 p.m. meeting of the Greensboro Neighborhood Congress (GNC) will primarily involve election of new officers and planning for future programs. The March 11, 9-11 a.m. meeting of the GNC is a program about how zoning issues are managed within the City of Greensboro. Understanding the basic realities of zoning helps neighborhoods such as Fisher Park prepare for and negotiate through rezonings which increasingly effect our neighborhood, particularly along our more vulnerable edges. Any and all neighbors are encouraged to participate in monthly meetings of the Greensboro Neighborhood Congress (GNC).

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